



**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2019 PAY 2020**  
State Form 56039 (R3 / 5-19)  
PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Jefferson  
Jurisdiction City of Madison  
Allocation Code T39001  
Allocation Area Name North Madison Economic Development Area

Form Prepared By:  
Name Heidi Amspaugh  
Unit/Company Baker Tilly Municipal Advisors, LLC  
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1) 2018 Pay 2019 Base Assessed Value of Allocation Area	96,939,123	
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	41,371,808	
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		\$138,310,931
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	143,353,393	
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	7,182,112	
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	574,100	
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	184,160	
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	0	
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area		\$136,561,221
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.98735
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$95,712,843
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$47,640,550
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)		2.8135
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$1,340,367
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area		2.8135
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		0.98735

I, Sherry Eblen Auditor, of Jefferson County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 7/29/2019  
Sherry Eblen  
County Auditor (Signature)

Sherry Eblen  
County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE  
CERTIFICATION OF TIF BASE NEUTRALIZATION**

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Wesley Brant  
Commissioner, Department of Local Government Finance

7/30/19  
Date (month, day, year)

## TIF NEUTRALIZATION SUMMARY

### *MADISON (INDIANA)*

<u>Allocation Area</u>	<u>Allocation Code/ State TIF Code</u>	<u>2020 Neutral Factor</u>	<u>Pay 2020 Pass-through AV</u>
North Madison EDA	T39001	0.98735	\$0

FOR INTERNAL USE ONLY  
PREPARED BY BAKER TILLY MUNICIPAL ADVISORS, LLC  
JULY 29, 2019